



**A RESOLUTION
BY: THE COMMUNITY DEVELOPMENT/HUMAN RESOURCES COMMITTEE**

A RESOLUTION ENDORSING THE APPLICATION BY HOUSING SYSTEMS, INC. TO THE GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS FOR LOW-INCOME HOUSING TAX CREDITS TO REHABILITATE THE FAIRBURN AND GORDON APARTMENTS, A MIXED-INCOME, MULTI-FAMILY COMMUNITY LOCATED AT 193 & 213 FAIRBURN ROAD, NW; AND FOR OTHER PURPOSES.

WHEREAS, Housing Systems, Inc., is applying to the Georgia Department of Community Affairs (DCA) for low-income housing tax credits to rehabilitate the Fairburn and Gordon Apartments, a 160-unit rental, multi-family mixed-income community located at 193 & 213 Fairburn Road, NW; and

WHEREAS, a summary of said application is attached hereto as Exhibit A; and

WHEREAS, the site of the proposed Fairburn and Gordon Apartments, is located within census tract 78.08; and

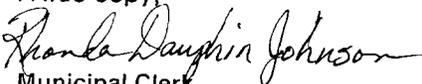
WHEREAS, DCA has established certain regulations whereby low-income housing tax credit applications, to be competitive, must be formally endorsed by the governing authority of the pertinent municipality or county; and

WHEREAS, Neighborhood Planning Unit – H has reviewed and endorsed the aforementioned application, and

WHEREAS, the City Council wishes to endorse the aforementioned application by Housing Systems, Inc.;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ATLANTA HEREBY RESOLVES:

Section 1. The City Council hereby endorses the application by Housing Systems, Inc., to the Georgia Department of Community Affairs for low-income housing tax credits to rehabilitate the proposed Fairburn and Gordon Apartments.

A true copy,

Municipal Clerk

ADOPTED by the Council
APPROVED by the Mayor

April 19, 2004
April 27, 2004

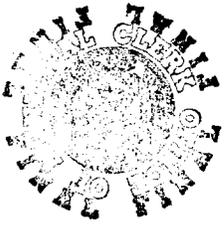


Exhibit A Project Description

FAIRBURN AND GORDON APARTMENTS

Applicant/Developer Housing Systems, Inc. proposes to develop through rehabilitation Fairburn and Gordon Apartments. The project contains 160 Units in 11 apartment buildings on 11.37 acres of land with the proposed development maintaining the existing 135,692 square feet of building space. Seventy-five percent of the units would be designated as being affordable with an existing contract with HUD that would make 85 units of Section 8 housing.

Street Address:	193 & 213 Fairburn Road, NW
Construction Type:	Rehab
Number of Units:	160
Unit Mix:	120 (75%) (60%) AMI 40 (25%) MARKET
	2BR/1.5BA 74 UNITS 3BR/1.5BA 86 UNITS
Total Acreage:	11.37 Acres
Zoned:	RG – 3
Amenities:	Resident Business Center, Playground w/equipment, Barbeque Grills, Laundry Facility, and Community Garden.
Construction Start Date:	2/15/2005

04-*R*-0510

(Do Not Write Above This Line)

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AFFAIRS FOR LOW-INCOME
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REHABILITATE THE FAIRBURN
AND GORDON APARTMENTS, A
MIXED-INCOME, MULTI-FAMILY
COMMUNITY LOCATED AT 193 &
213 FAIRBURN ROAD, NW; AND
FOR OTHER PURPOSES.

ADOPTED BY

APR 19 2004

COUNCIL

- CONSENT REFER
- REGULAR REPORT REFER
- ADVERTISE & REFER
- 1st ADOPT 2nd READ & REFER

Date Referred

Referred To:

First Reading

Committee _____

Date _____

Chair _____

Committee *CO/HK*

Date *3/16/04*

Chair *[Signature]*

Members *[Signature]*

Actions: *[Signature]*

Fav, Adv, Held (see rev. side)

Other: _____

Refer To _____

Committee _____

Date _____

Chair _____

Members _____

Actions: _____

Fav, Adv, Held (see rev. side)

Other: _____

Refer To _____

Committee _____

Date _____

Chair _____

Members _____

Actions: _____

Fav, Adv, Held (see rev. side)

Other: _____

Refer To _____

Committee _____

Date _____

Chair _____

Members _____

Actions: _____

Fav, Adv, Held (see rev. side)

Other: _____

Refer To _____

COUNCIL ACTION

2nd 1st & 2nd 3rd

Readings

Consent V Vote RC Vote

CERTIFIED

CERTIFIED

APR 10 2004

[Signature]

MUNICIPAL PRESIDENT PROTÉM

CERTIFIED

APR 10 2004

[Signature]

MUNICIPAL CLERK

MAYOR'S ACTION

[Signature]

APR 27 2004

MAYOR